

GENERAL COUNSEL'S REPORT

April 25, 2018

A. Ave Maria Home, Bartlett (Shelby County), TN – CN1312-048AEE

- Request for a two month extension from June 1, 2018 to August 1, 2018

The project was approved on April 23, 2014 for the replacement of 35 of the existing 75 nursing home beds and the addition of 25 new Medicare skilled beds to be housed in 6 newly constructed Green House Homes at 2805 and 2840 Charles Bryan Road in Bartlett. The 25 new beds were subject to the 2013-2014 Nursing Home Bed Pool. All beds were to be dually certified. The estimated project cost was \$7,999,960.00.

- February 24, 2016- 18 month extension granted extending the expiration date from June 1, 2016 to December 1, 2017 and increase in project cost to \$9,300,000.00
- August 23, 2017-Six month extension granted by the Executive Director pursuant to the Delegation of Authority policy extending the expiration date from December 1, 2017 to June 1, 2018. As of May 2017, three of the five 12-bed homes had walls and roofs in place and framing was due to start on the other two the following week.

Staff recommends approval because the project is nearing completion, and the time requested is necessary for implementation of the CON.

Ave Maria

2805 CHARLES BRYAN ROAD • BARTLETT, TENNESSEE 38134 • TELEPHONE (901) 386-3211 • FAX (901) 405-3783

March 13, 2018

Mr. Jim Christoffersen
General Counsel
Health Services and Development Agency
Andrew Jackson Building, 9th Floor
502 Deaderick Street
Nashville, TN 37243

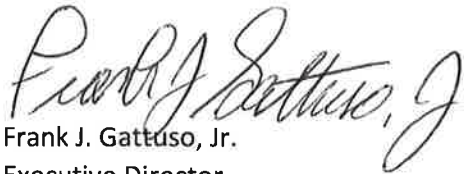
RE: CN1312-048

Dear Mr. Christoffersen:

After speaking with Ms. Craighead, she advised me that I would need to write you in regards to gaining an extension on the above referenced project. It appears our present extension runs to June 1st, 2018. At this juncture, our contractor has stated that we should be completed by August 1, 2018. The contractor has had staffing issues related to the sub-contractors and they are slower than we anticipated. To ensure Ave Maria and its contractors have enough time, I would like to request an extension of the above referenced project to August 1st, 2018. I believe this should be ample time to have the 5-12 bed Green House Homes completed.

If you have any questions or if you need any additional information, please do not hesitate to contact me at 901-405-3797 or email at fjg@avemariahome.org.

Sincerely,



Frank J. Gattuso, Jr.
Executive Director

Cc: J. Martin Regan, LewisThomason

STATE OF TENNESSEE
Health Services and Development Agency



Certificate of Need No. **CN1312-048A** is hereby granted under the provisions of T.C.A. § 68-11-1601, *et seq.*, and rules and regulations issued thereunder by this Agency.

To: Ave Maria Home
2805 Charles Bryan Road
Bartlett, TN 38134

For: Ave Maria Home

This Certificate is issued for: The replacement of thirty-five (35) of the existing seventy-five 75 beds and the addition of twenty-five (25)* new Medicare skilled beds from the nursing home bed pool. All of the replacement beds will be housed in six (6) newly constructed Green House Homes located at 2805 and 2840 Charles Bryan Road, Bartlett (Shelby County), TN. The new beds will be dually certified Medicare and Medicaid..

* These beds are subject to the 2013-2014 Nursing Home Bed Pool.

On the premises located at: 2805 & 2840 Charles Bryan Road
Bartlett (Shelby County), TN 38134

For an estimated project cost of: \$7,999,960.00

The Expiration Date for this Certificate of Need is

June 1, 2016

or upon completion of the action for which the Certificate of Need was granted, whichever occurs first. After the expiration date, this Certificate of Need is null and void.

Date Approved: April 23, 2014


Chairman

Date Issued: May 28, 2014


Executive Director

Ave Maria

2805 CHARLES BRYAN ROAD • BARTLETT, TENNESSEE 38134 • TELEPHONE (901) 384-3211 • FAX (901) 405-3783
May 23, 2017

Alecia L. Craighead
Statistical Analyst
Health Services and Development Agency
Andrew Jackson Building, 9th Floor
502 Deaderick Street
Nashville, TN 37243

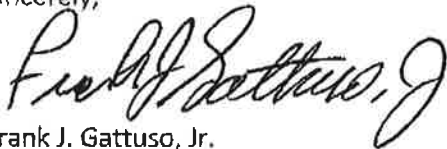
RE: CN1312-048

Dear Ms. Craighead:

Enclosed is the information for the annual progress report. If you need any further information or clarification, please let me know, in particular since our expiration date and completion date are two separate time periods.

Thank you for all of your assistance.

Sincerely,



Frank J. Gattuso, Jr.
Executive Director

MAY 23 '17 PM 3:54

**State of Tennessee****Health Services and Development Agency**Andrew Jackson Building, 9th Floor, 502 Deaderick Street, Nashville, TN 37243**www.tn.gov/hsda**

Phone: 615-741-2364

Fax: 615-741-9884

MAY 23 17 PM 03:54

ANNUAL PROGRESS REPORT
ANNUAL REVIEW FOLLOWING CERTIFICATIONProject Name: Ave Maria Home Certificate of Need #: CN1312-048Legal Owner: Ave Maria Home, Inc. Approval Date: April 23, 2014Expiration Date: December 31, 2017

Project Description: Ave Maria Home is approved to replace 35 of the existing 75 beds and the addition of twenty-five(25) new nursing home beds from the nursinghome bed pool. All of the replacement beds will be housed in five (5) newly constructed Green House Homes located at 2805 Charles Bryan Road and 2840 Charles Bryan Road, Bartlett, TN. All of these beds will be dually certified for Medicare and Medicaid services.

******PLEASE SUBMIT EVIDENCE TO SUPPORT EACH ANSWER******

In a brief narrative, please describe the current stage of completion for the project (use another sheet of paper if necessary). **Please note that this report will not be considered complete without this information.**

Ave Maria Home closed on its financing at the end of June, 2016. Construction on the 5-12 bed Green House Homes commenced in September, 2016. Presently, 3 of 5 have walls and roofs in place. Framing is beginning on the other 2 this week. Due to the harsh winter and heavy spring rains, construction has been somewhat slower than anticipated.

A. CONSTRUCTION PROJECTS

See P.2.

1. Anticipated date of project completion. March/April 2018
2. Provide written confirmation from the contractor documenting the stage of construction at the current time.
3. If proposed construction costs have increased over ten (10%) percent please provide information as an attachment to this form. Please note that such an overrun could require additional action before the Agency.

B. NON-CONSTRUCTION PROJECTS N/A

1. Anticipated date of service implementation, acquisition or operation of the facility or equipment as certified.
2. Provide written confirmation from the institutional representative verifying the occupancy/opening date for the service, equipment, or facility.

Signature of Authorized Agent or Chief Operating Officer

5-23-17

Date

Page 2.

It appears at this point that construction should be completed by March or April of 2018.

Another reason for beginning in September, the City of Bartlett wanted several planning meetings to discuss how the project would be staged as to not effect the neighborhood and other city services. The City of Bartlett also imposed other physical constraints which were not anticipated. This may cause the project to be somewhat more than the \$9,300,000. which was originally anticipated.

MAY 23 '17 PM 3:54



ALBERTINE
COMPANY LLC

MAY 23 '17 PM3:54

GRACE
CONSTRUCTION
COMPANY, INC.

May 16, 2017

Re: Ave Maria Home Greenhouse and Rehab Greenhouse Project

Attn: Frank Gattuso and Health Services Development Agency

As of May 16, 2017, the Ave Maria Greenhouse and Rehab Greenhouse Project is approximately 35% complete. Building 1 is framed and has 90% rough in work complete with the exterior brick underway. Building 2 is framed and has 50% rough in work complete with brick ready to start. Building 3 is framed and ready to begin rough ins. Building 4 concrete slab is poured and framing begins tomorrow. Building 5 has 90% underground work complete and will be poured at the end of this week or beginning of the following.

If you have any questions or need any further details please let me know.

Thanks,

Philip Albertine – Project Manager

Cc – Lance Forsdick

FAX COVER LETTER CONSENT FORM
CONFIDENTIAL HEALTH INFORMATION ENCLOSED

Ave Maria Home
2795 Charles Bryan Road
Bartlett, TN 38134
901-386-3211

Phone: (901) 386-3211 Fax: 901-405-3783

TO: Alecia Craighead - Health Services & Development Agency

FAX #: 615-741-9884

FROM: Frank Gattuso / Ave Maria Home

DATE: 5-23-17

SUBJECT: _____

TOTAL PAGES INCLUDING COVER PAGE 5. IF YOU DO NOT RECEIVE ALL THE PAGES, PLEASE PHONE AS SOON AS POSSIBLE AT 901-386-3211.

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MESSAGE: _____

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